

**TRANSFER
TAX
PAID**

47-328

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, THAT WE, LUDWIN P. BOSSE and GLORIA T. BOSSE, both of Waterville, County of Kennebec and State of Maine,

In Consideration of ONE DOLLAR (\$1.00) and other valuable considerations, paid by **JOHN HEATON-JONES and SUSAN HEATON-JONES**, both of 24 Pleasant Drive, Benton, Maine 04901

the receipt whereof I do hereby acknowledge, do hereby give, grant, bargain, sell and conveyed **WITH WARRANTY COVENANTS**, to **JOHN HEATON-JONES and SUSAN HEATON-JONES**, as joint tenants and not as tenants in common, their heirs and assigns, forever,

A certain lot or parcel of land, with the buildings thereon, situated in ~~Waterville~~, in the County of Kennebec and State of Maine, and bounded and described as follows, to wit:

Beginning at a point in the easterly line of Messalonskee Street eight (8) rods southerly along the easterly line of said Street from the point where said easterly line of Messalonskee Street intersects the southerly line of Coburn Classical Institute Athletic Field, thence running easterly along the southerly line of land deeded to Artemise Roberge about ten (10) rods to Messalonskee Stream; thence in a southerly direction along said Messalonskee Stream four (4) rods; thence running in a westerly direction in a line parallel with the northerly bound of the lot herein described about ten (10) rods, to the easterly line of said Messalonskee Street; thence running along the easterly line of said Messalonskee Street four (4) rods to the point of beginning.

Excepting an easement on, over, under and through a strip of land in said Waterville thirty (30) feet in width and lying fifteen (15) feet on each side of the following described line, viz:

Beginning in the southerly line of property now or formerly of Ludwin P. and Gloria T. Bosse at a point one hundred twenty-two (122) feet easterly of an iron pin at the intersection of said Southerly line and the easterly line of Messalonskee Avenue; thence northerly along a bearing north thirty-seven degrees and thirty minutes east (N 37° 30' E) a distance of sixty-six (66) feet to the northerly line of said property, said description meaning to define the center line of a proposed interceptor sewer in and across the easterly end of property acquired by the said Bosse's by warranty deed recorded in Kennebec Registry of Deeds, Book 904, Page 67.

2) K.S

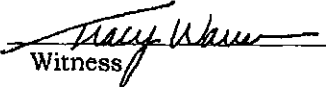
The purpose of this grant and easement is to vest in the Waterville Sewerage District, its successors and assigns, the right to construct, repair and maintain a sewer or sewers, drains and appurtenances thereto, within the limits of the strip above delineated.

It is covenanted and agreed by the grantors for themselves, their heirs and assigns, that there shall be no buildings or other structures hereinafter erected within the limits of the above described easement without the express written permission of Waterville Sewerage District, its successors or assigns.

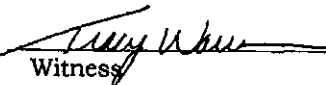
Being the same premises conveyed to the herein Grantors by Warranty Deed of Frank J. and Jeanette Doiron, dated November 27, 1953 and recorded in the Kennebec County Registry of Deeds at Book 946, Page 51.

IN WITNESS WHEREOF, WE, the said **LUDWIN P. BOSSE** and **GLORIA T. BOSSE**, have hereunto set our hands and seals this 22nd day of July, 2008.

Signed, Sealed and Delivered
in the presence of:


Witness


LUDWIN P. BOSSE


Witness


GLORIA T. BOSSE


ACKNOWLEDGEMENT

STATE OF MAINE
County of Kennebec

July 22, 2008

Personally appeared the above named **LUDWIN P. BOSSE** and **GLORIA T. BOSSE** and acknowledged the foregoing instrument to be their free act and deed.

Before me,


NOTARY PUBLIC
TRACY L. WARREN
Notary Public, Maine
My Commission Expires January 18, 2009
(print name)

Received Kennebec SS.
8/7/23/2008 11:24AM
Pages 2 Attest:
BEVERLY JUSTIN-HUTTENBAY
REGISTER OF DEEDS